

**DEVELOPMENT IMPACT FEE SUMMARY**

Effective Feb. 24, 2008

**Development Impact Fee Summary - Base Fees Payable Outside of City Wide Mello-Roos Districts**

Land Use	Units	Roadways	Water	Storm Sewer	Sewer	Parks	Open Space	Public Safety	General Facilities	Totals (3)
Single Family Detached	dwelling	\$7,767	\$2,740	\$310	\$6,150	\$5,072	\$952	\$971	\$2,344	\$26,305
Single Family Attached	dwelling	\$5,780	\$2,740	\$310	\$4,640	\$4,194	\$787	\$803	\$1,938	\$21,191
Studio/One Bedroom	dwelling	\$2,924	\$1,472	\$87	\$3,320	\$3,316	\$622	\$685	\$1,226	\$13,652
Multi-family	dwelling	\$4,742	\$1,472	\$87	\$3,320	\$3,871	\$727	\$741	\$1,789	\$16,749
Core/AC Retail	1,000 sf	\$8,107	Note (1)	\$119	Note (2)	\$739	\$139	\$1,055	\$910	\$11,069
Auto Sales (AC)	1,000 sf	\$4,065	Note (1)	\$119	Note (2)	\$739	\$139	\$1,055	\$910	\$7,028
Other Retail <sup>(4)</sup>	1,000 sf	\$19,422	Note (1)	\$119	Note (2)	\$739	\$139	\$1,055	\$910	\$22,384
Office/Business Park	1,000 sf	\$4,982	Note (1)	\$119	Note (2)	\$739	\$139	\$1,055	\$910	\$7,944
Institutional	1,000 sf	\$3,884	Note (1)	\$119	Note (2)	\$739	\$139	\$1,055	\$910	\$6,847
Industrial	1,000 sf	\$461	Note (1)	\$119	Note (2)	\$192	\$36	\$274	\$237	\$1,320

(1) Water connection fees for non-residential uses are flat rate based upon meter size.

(2) Sewer connection fees for non-residential development depend on flow and strength of effluent.

(3) Non-residential fees do not include sewer or water connection fees.

(4) Development that is outside the scope anticipated in the General Plan may trigger a site specific review of impact fee levels.

**East Davis Development Impact Fees After Mello-Roos Credits (CFD 1990-1)**

Land Use	Units	Roadways	Water	Storm Sewer	Sewer	Parks	Open Space	Public Safety	General Facilities	Totals
Single Family Detached	dwelling	6,988	2,740	310	6,150	5,072	952	494	2,067	24,773
Single Family Attached	dwelling	5,200	2,740	310	4,640	4,194	787	477	1,749	20,097
Studio/One Bedroom	dwelling	2,631	1,472	87	3,320	3,316	622	384	1,065	12,897
Multi-family	dwelling	4,267	1,472	87	3,320	3,871	727	463	1,628	15,835
Core/AC Retail	1,000 sf	7,294	Note (1)	119	Note (2)	739	139	492	793	9,576
Auto Sales (AC)	1,000 sf	3,658	Note (1)	119	Note (2)	739	139	492	793	5,940
Other Retail	1,000 sf	17,476	Note (1)	119	Note (2)	739	139	492	793	19,757
Office/Business Park	1,000 sf	4,483	Note (1)	119	Note (2)	739	139	492	793	6,765
Institutional	1,000 sf	3,495	Note (1)	119	Note (2)	739	139	492	793	5,777
Industrial	1,000 sf	415	Note (1)	119	Note (2)	192	36	236	229	1,227

**East Davis/Mace Development Impact Fees After Mello-Roos Credits (CFD 1990-2)**

Land Use	Units	Roadways	Water	Storm Sewer	Sewer	Parks	Open Space	Public Safety	General Facilities	Totals
Single Family Detached	dwelling	6,498	2,740	310	6,150	5,072	952	752	2,098	24,572
Single Family Attached	dwelling	4,836	2,740	310	4,640	4,194	787	653	1,770	19,930
Studio/One Bedroom	dwelling	2,447	1,472	87	3,320	3,316	622	547	1,083	12,894
Multi-family	dwelling	3,968	1,472	87	3,320	3,871	727	614	1,646	15,704
Core/AC Retail	1,000 sf	6,783	Note (1)	119	Note (2)	739	139	797	806	9,383
Auto Sales (AC)	1,000 sf	3,401	Note (1)	119	Note (2)	739	139	797	806	6,002
Other Retail	1,000 sf	16,250	Note (1)	119	Note (2)	739	139	797	806	18,850
Office/Business Park	1,000 sf	4,169	Note (1)	119	Note (2)	739	139	797	806	6,769
Institutional	1,000 sf	3,250	Note (1)	119	Note (2)	739	139	797	806	5,850
Industrial	1,000 sf	386	Note (1)	119	Note (2)	192	36	257	230	1,220

**North Central Davis Development Impact Fees After Mello-Roos Credits (CFD 1990-3)**

Land Use	Units	Roadways	Water	Storm Sewer	Sewer	Parks	Open Space	Public Safety	General Facilities	Totals
Single Family Detached	dwelling	6,071	2,740	310	6,150	5,072	952	155	2,077	23,527
Single Family Attached	dwelling	4,518	2,740	310	4,640	4,194	787	245	1,756	19,189
Studio/One Bedroom	dwelling	2,286	1,472	87	3,320	3,316	622	171	1,070	12,344
Multi-family	dwelling	3,707	1,472	87	3,320	3,871	727	266	1,634	15,083
Core/AC Retail	1,000 sf	6,337	Note (1)	119	Note (2)	739	139	91	797	8,222
Auto Sales (AC)	1,000 sf	3,178	Note (1)	119	Note (2)	739	139	91	797	5,063
Other Retail	1,000 sf	15,181	Note (1)	119	Note (2)	739	139	91	797	17,067
Office/Business Park	1,000 sf	3,894	Note (1)	119	Note (2)	739	139	91	797	5,780
Institutional	1,000 sf	3,036	Note (1)	119	Note (2)	739	139	91	797	4,922
Industrial	1,000 sf	360	Note (1)	119	Note (2)	192	36	209	229	1,146

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## South Davis Development Impact Fees After Mello-Roos Credits (CFD 1990-4)

Land Use	Units	Roadways	Water	Storm Sewer	Sewer	Parks	Open Space	Public Safety	General Facilities	Totals
Single Family Detached	dwelling	6,654	2,740	310	6,150	5,072	952	847	2,183	24,908
Single Family Attached	dwelling	4,952	2,740	310	4,640	4,194	787	718	1,828	20,169
Studio/One Bedroom	dwelling	2,505	1,472	87	3,320	3,316	622	608	1,132	13,062
Multi-family	dwelling	4,063	1,472	87	3,320	3,871	727	669	1,696	15,904
Core/AC Retail	1,000 sf	6,945	Note (1)	119	Note (2)	739	139	910	842	9,694
Auto Sales (AC)	1,000 sf	3,483	Note (1)	119	Note (2)	739	139	910	842	6,231
Other Retail	1,000 sf	16,639	Note (1)	119	Note (2)	739	139	910	842	19,388
Office/Business Park	1,000 sf	4,268	Note (1)	119	Note (2)	739	139	910	842	7,017
Institutional	1,000 sf	3,328	Note (1)	119	Note (2)	739	139	910	842	6,076
Industrial	1,000 sf	395	Note (1)	119	Note (2)	192	36	265	232	1,239

## West Davis Development Impact Fees After Mello-Roos Credits (CFD 1990-5)

Land Use	Units	Roadways	Water	Storm Sewer	Sewer	Parks	Open Space	Public Safety	General Facilities	Totals
Single Family Detached	dwelling	7,767	2,740	310	6,150	5,072	952	438	2,170	25,599
Single Family Attached	dwelling	5,780	2,740	310	4,640	4,194	787	439	1,819	20,709
Studio/One Bedroom	dwelling	2,924	1,472	87	3,320	3,316	622	349	1,125	13,215
Multi-family	dwelling	4,742	1,472	87	3,320	3,871	727	431	1,688	16,338
Core/AC Retail	1,000 sf	8,107	Note (1)	119	Note (2)	739	139	426	837	10,366
Auto Sales (AC)	1,000 sf	4,065	Note (1)	119	Note (2)	739	139	426	837	6,325
Other Retail	1,000 sf	19,422	Note (1)	119	Note (2)	739	139	426	837	21,682
Office/Business Park	1,000 sf	4,982	Note (1)	119	Note (2)	739	139	426	837	7,242
Institutional	1,000 sf	3,884	Note (1)	119	Note (2)	739	139	426	837	6,144
Industrial	1,000 sf	461	Note (1)	119	Note (2)	192	36	232	232	1,272

## Non-Residential Water Connection Fees

Type of Non-Residential Connection	Connection Fee
Small Comm/Industrial <sup>(1)</sup>	\$6,917
Medium Comm/Industrial <sup>(2)</sup>	\$26,720
Large Comm/Industrial <sup>(3)</sup>	\$66,874

(1) "Small" C/I is defined as any non-residential connection with up to a one-inch meter.

(2) "Medium" C/I is defined as any non-residential connection with a meter greater than one inch, but less than or equal to two inches.

(3) "Large" C/I is defined as any non-residential connection with greater than a two-inch meter.